



1 PUBLIC HEARING AGENDA

**AGENDA
HEARING OFFICER
T U E S D A Y
JULY 19, 2005
(1:30 PM)
(Council Chambers – 31 East Fifth Street)**

The City of Tempe endeavors to make all public hearings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public hearings for sight and/or hearing-impaired persons. Please call 350-8331 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public hearing.

AGENDA

Consideration of Hearing Minutes: (July 5, 2005)

1. **BA050067** Request by **ANCHORAGE SELF STORAGE - INFRANEXT INC.** for a use permit to allow a 65 foot wireless telecommunication facility (monopalm) located at 215 East Southern Avenue in the CSS, Commercial Shopping and Services District.
(CONTINUED FROM JUNE 21, 2005 HEARING OFFICER)

2. **BA050072** Request by **UNION PLAZA - SMOKIN LINGERIE ADULT BOUTIQUE** for a use permit to allow the expansion, from 6,000 s.f. to 10,000 s.f., for a lingerie shop/smoke shop with no greater than 33% of gross floor space dedicated to adult oriented merchandise located at 1450 North Scottsdale Road in the CSS, Commercial Shopping & Services District.
(CONTINUED FROM JUNE 7, 2005 HEARING OFFICER)
(CONTINUED TO SEPTEMBER 6, 2005 HEARING OFFICER)

3. **BA050081** Request by the **KELLEY RESIDENCE** for the following located at 815 West 12th Street in the R1-6, Single Family Residential District:
 - a. Use permit to allow a second story **and third floor** addition.
CORRECTED BY DEVELOPMENT SERVICES DEPT
 - b. Use permit to allow required parking in the front yard setback.
(CONTINUED FROM JULY 5, 2005 HEARING OFFICER)

4. **BA050090** Request by the **DISOMMA RESIDENCE** for a use permit to allow a 414 s.f. detached accessory building carport located at 1731 East Redfield Road in the R1-7, Single Family Residential District.
(CONTINUED FROM JULY 5, 2005 HEARING OFFICER)
5. **BA050094** Request by the **SHAMBLIN RESIDENCE** for a use permit to allow a 720 s.f. detached accessory building (garage) located at 938 West Fordham Drive in the R1-6, Single Family Residential District.
6. **BA050095** Request by **WARNER VILLAGE** for the following located at 1342 West Warner Road in the PCC-1, Planned Commercial Center Neighborhood and Southwest Overlay Districts:
 - a. Variance to reduce the required side yard building setback from 40 feet to 25 feet (north side of Office A).
 - b. Variance to reduce the required side yard building setback from 40 feet to 10 feet (south side of Office A).
 - c. Variance to reduce the required side yard building setback from 40 feet to 10 feet (north side of Retail Shops A).
 - d. Variance to reduce the required side yard building setback from 40 feet to 26 feet (west side of Office B).
 - e. Variance to reduce the required side yard building setback from 40 feet to 29 feet (east side of Retail Shops B).
 - f. Variance to reduce the required side yard building setback from 40 feet to 18 feet (west side of Retail Shops B).**TO BE PROCESSED UNDER ZONING ORDINANCE 808**
7. **BA050096** Request by **FAIRLANES VILLAGE CENTER – MASSAGE ELITE** for a use permit to allow a massage therapist as a service of a day spa located at 4435 South Rural Road, Suite No. 1, in the PCC-2, Planned Commercial Center General District.
8. **BA050097** Request by the **CHURCH OF THE RESURRECTION** for a use permit to allow a day care/preschool facility as an ancillary use for a church located at 3201 South Evergreen Road in the R1-6, Single Family Residential District.
9. **BA050099** Request by **FITNESS 4 HOME SUPERSTORE INC.** for a use permit to allow a personal fitness training instruction facility, including a new fitness equipment display area, located at 6745 South Harl Avenue, Suite 102, in the GID, General Industrial District.
10. **BA050100** Request by the **BASTIANELLI RESIDENCE** for a use permit to allow the reduction of the front yard setback for an open structure by 20%, from 15 feet to 12 feet located at 4120 South La Corta Drive in the R1-6, Single Family Residential District.

- 11. **BA050102** Request by the **MANSPERGER RESIDENCE** for a use permit to allow a second story addition located at 7745 South Juniper Street in the R1-7, Single Family Residential District.
- 12. **BA050103** Request by **SUNTECH INC.** for a use permit to allow an internet car sales facility located at 6664 South Dateland Drive, Suite B, in the GID, General Industrial District.

ABATEMENT CASES

- 13. **BA050101** Complaint No. CE043381 to abate public nuisance items in violation of the Tempe City Code for the **DONNELLY PROPERTY** located at 3111 South Clementine Drive in the R1-6, Single Family Residential District.
ADMINISTRATIVELY WITHDRAWN

Advertised Agenda, 6/30/05, 12:00 Noon

Modified to indicate continued case BA050090 – DiSomma Residence(7/5/05–4:00 PM).

Modified to indicate continued case BA050072 – Smokin Lingerie (7/13/05 – 4:00 PM).

Modified to indicate withdrawn case BA050101 – Donnelly Property (7/19/05-12 Noon).